

PROPERTY LOCATION

No	Alt No	Direction/Street/City
74		YERXA RD, ARLINGTON

OWNERSHIP

Owner 1:	SLOW CHEN FUI			
Owner 2:	LIM MAY CHIN			
Owner 3:				
Street 1:	74 YERXA RD			
Street 2:				
Twn/City:	ARLINGTON			
St/Prov:	MA	Cntry		Own Occ: Y
Postal:	02474		Type:	

PREVIOUS OWNER

Owner 1:	THOMPSON ELIZABETH W -		
Owner 2:	TRUSTEE/YERXA RD REALTY TR -		
Street 1:	74 YERXA RD		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02474		

NARRATIVE DESCRIPTION

This parcel contains .173 Sq. Ft. of land mainly classified as One Family with a Ranch Building built about 1959, having primarily Vinyl Exterior and 2141 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 1 HalfBath, 8 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	0.17252	Total SF/SM:	7515	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON	Total:	451,814	Spl Credit	Total:	451,800
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

Residential

CARD

ARLINGTON

APPRAISED:

USE VALUE:

ASSESSED:

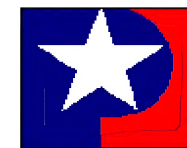
Total Card /

Total Parcel

738,000

738,000

738,000



Patriot
Properties Inc.

USER DEFINED

	Prior Id # 1:	64290
	Prior Id # 2:	
	Prior Id # 3:	
	Prior Id # 1:	
	Prior Id # 2:	
	Prior Id # 3:	
	Prior Id # 1:	
9	Prior Id # 2:	
	Prior Id # 3:	
	ASR Map:	
	Fact Dist:	
	Reval Dist:	
	Year:	
	LandReason:	
	BldReason:	
	CivilDistrict:	
	Ratio:	

ACTIVITY INFORMATION

Date	Result	By	Name
11/20/2018	MEAS&NOTICE	CC	Chris C
12/13/2008	Meas/Inspect	345	PATRIOT
11/20/1999	Inspected	263	PATRIOT
11/9/1999	Mailer Sent		
10/19/1999	Measured	256	PATRIOT
12/1/1981		CS	

Sign:
VERIFICATION OF VISIT NOT DATA
//_/___

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	7515.000	286,200		451,800	738,000		64290
							GIS Ref
							GIS Ref
Total Card	0.173	286,200		451,800	738,000	Entered Lot Size	
Total Parcel	0.173	286,200		451,800	738,000	Total Land:	
Source: Market Adj Cost		Total Value per SQ unit /Card:	344.78	/Parcel:	344.78	Land Unit Type:	Insp Date

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	286,200	0	7,515.	451,800	738,000		Year end	12/23/2021
2021	101	FV	275,700	0	7,515.	451,800	727,500		Year End Roll	12/10/2020
2020	101	FV	275,600	0	7,515.	451,800	727,400	727,400	Year End Roll	12/18/2019
2019	101	FV	223,700	0	7,515.	458,300	682,000	682,000	Year End Roll	1/3/2019
2018	101	FV	223,700	0	7,515.	342,100	565,800	565,800	Year End Roll	12/20/2017
2017	101	FV	223,700	0	7,515.	309,800	533,500	533,500	Year End Roll	1/3/2017
2016	101	FV	215,300	0	7,515.	296,900	512,200	512,200	Year End	1/4/2016
2015	101	FV	214,200	0	7,515.	251,700	465,900	465,900	Year End Roll	12/11/2014

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

Sign:

VERIFICATION OF VISIT NOT DATA

